

## Spring Valley Community Planning Group & Design Review Board

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### October 13, 2009 Regular Meeting Minutes

for Meeting Held at Otay Water District Headquarters, 2554 Sweetwater Springs Blvd, Spring Valley, CA 91977

#### Members:

- |                                     |                      |
|-------------------------------------|----------------------|
| 1. Robert Eble (a)                  | 9. Vacant            |
| 2. Lora Lowes                       | 10. Willis Conley    |
| 3. Rodney Gibbons                   | 11. Angelica Wallace |
| 4. Marilyn Wilkinson, Secretary (a) | 12. Walter Lake      |
| 5. Scott Montgomery, Chairman       | 13. Ed Woodruff      |
| 6. John Eugenio                     | 14. Anthony Shute    |
| 7. Richard Preuss                   | 15. Robert Decker    |
| 8. Michael Daly (a)                 |                      |

Chairman Scott Montgomery called the meeting to order at 7:05 p.m. with a quorum of eleven members present. Minutes of the September 22, 2009, meeting were not available.

1. Open Forum: N/A

2. Action Items / Informational / Projects:

**A. Live Well Initiative for promoting healthful diets. Request for Endorsement;**

Proponent: Jenna Kirschenman.

- i. Jeanna presented Live Well Strategic Plan for supporting Community Wellness in La Mesa and Spring Valley. She handed out the Strategic Plan to board members.
- ii. Chairman Scott Montgomery made a motion to prepare a letter in support of Live Well Strategic Plan.
- iii. Vote: 10-0-1 John Eugenio abstained.

**B. Administrative Use Permit AD09-022 Don Pico 2<sup>nd</sup> Dwelling Unit-Edwards Residence @ 10500 Don Pico Rd. Presenter: John Eugenio; Proponent: Richard Edwards.**

- i. John Eugenio presented the facts surrounding the lengthy delay in presenting the Administrative Use Permit. Richard Edwards was required to present a notarized affidavit to the DPLU that he would reside in one of the dwellings located at 10500 Don Pico Rd. prior to DPLU authorizing the permit. Richard Edwards complied with all requirements set forth by DPLU.
- ii. Terry Clark a resident on Don Pico Rd spoke in opposition to the Administrative Use Permit. His concern was that Richards Edwards would not be residing at either residence.
- iii. Ann Nichols, property owner directly adjacent to 10500 Don Pico Rd. also spoke in opposition of the Administrative User Permit. She stated that another person not Richard Edwards is the owner of the property. Richard Edwards advised that the owner is his spouse. Mrs. Logdon also spoke in opposition to the Administrative Use Permit.

- iv. Topic was discussed by board members. Anthony Schute explained the new laws surrounding 2<sup>nd</sup> dwellings and their authorized use.
- v. John Eugenio made a motion to approve the Administrative Use Permit.
- vi. Vote 9-1-1 Lora Lowes opposed and Angelica Wallace abstained.

**C. ABC Discretionary Use Permit 3930-09-008 for Gasoline Station @ 2835**

**Sweetwater Rd.** Presenter Richard Preuss; Proponent George Asmar.

- i. Richard Preuss stated that the business at 2835 Sweetwater Rd. is applying for a hard liquor/spirits permit. The business currently has a beer and wine permit. Richard Preuss also identified the requirements necessary to obtain a spirits permit, i.e., distance from a school, park, church, etc.
- ii. Robert Zakar speaking on behalf of business owner George Asmar stated that the Asmar family has over 21 years in this business and has not had any complaints from members of the community or the Sheriff's Department. Robert Zakar also presented letters of support from community members.
- iii. Lt. Ray of the Sheriff's Department Lemon Grove Station had no specific opinion and that the Sheriff's service calls to that address needed further review. Lt. Ray provided a handout for service calls up to 0.2 miles radius of 2835 Sweetwater Rd. from 10/1/08 to 9/30/09. It is noted that only one incident involving drugs was identified.
- iv. ABC Discretionary Use Permit 3930-09-008 was tabled until additional information on Sheriff's Department service calls to that address are reviewed and the distance to schools, parks, church and other liquor stores could be calculated.

**D. Letter stating the Planning Group's position on the Neighborhood Stabilization Program Proposal by "Reach Affordable Housing" Presenter: Scott Montgomery**

- i. Scott Montgomery asked, "Is there a mechanism of tax payment in lieu of a tax paid by the property?" The residence in this category will be off the county tax rolls for a period of 15 years, yet still receive the service of fire, sheriff, parks and local infrastructure that support Spring Valley residents.
- ii. Scott Montgomery made a motion to not approve the Neighborhood Stabilization Program.
- iii. Motion passed 8-3-0 Rodney Gibbons, Anthony Shute and Richard Preuss opposed

**3. Committee Reports:**

- A. Chair Report: Chairman Montgomery reported that the Eagle Scout program to erect a "Welcome to Spring Valley" sign is moving along.
- B. Pointe Project and Trails: Marilyn Wilkinson absent
- C. Code Compliance Assistance: Willis Conley, Scott Montgomery has sent the code compliance reporting form to all members.
- D. Transportation: Walter Lake said that DPW reported that some work on Valencia St. from Central Ave. to Sweetwater Rd. is in progress. The right turn only from Valencia St. to Sweetwater Rd. is working properly according to the traffic advisory (report is three-years old). Traffic advisory should re-visit the right turn only from Valencia St. to Sweetwater Rd. DPW is sending a traffic engineer to observe the intersection.
- E. Crematorium: Lora Lowes, stated that the owner has not spent the correct amount of money to improve property. Building permit has lapsed and owner has not filed for extension. "The hiring of lawyers to contest an EIR is not considered vesting in the property" per Eric Gibson, DPW.

F. Drug Free Communities: Willis Conley, no report.

G. Neighborhood Stabilization Project: no report

4. Announcements / Future Items: No report

5. Adjourn at 9:36 p.m.